

OFFICE SPACE FOR LEASE

UP TO 23,150 SF AVAILABLE

1200 MARONDA WAY

MONESSEN, PA 15062

MONESSEN RIVERFRONT INDUSTRIAL PARK

ROSTRAVER TOWNSHIP • WESTMORELAND COUNTY



FOR MORE INFORMATION,
PLEASE CONTACT:

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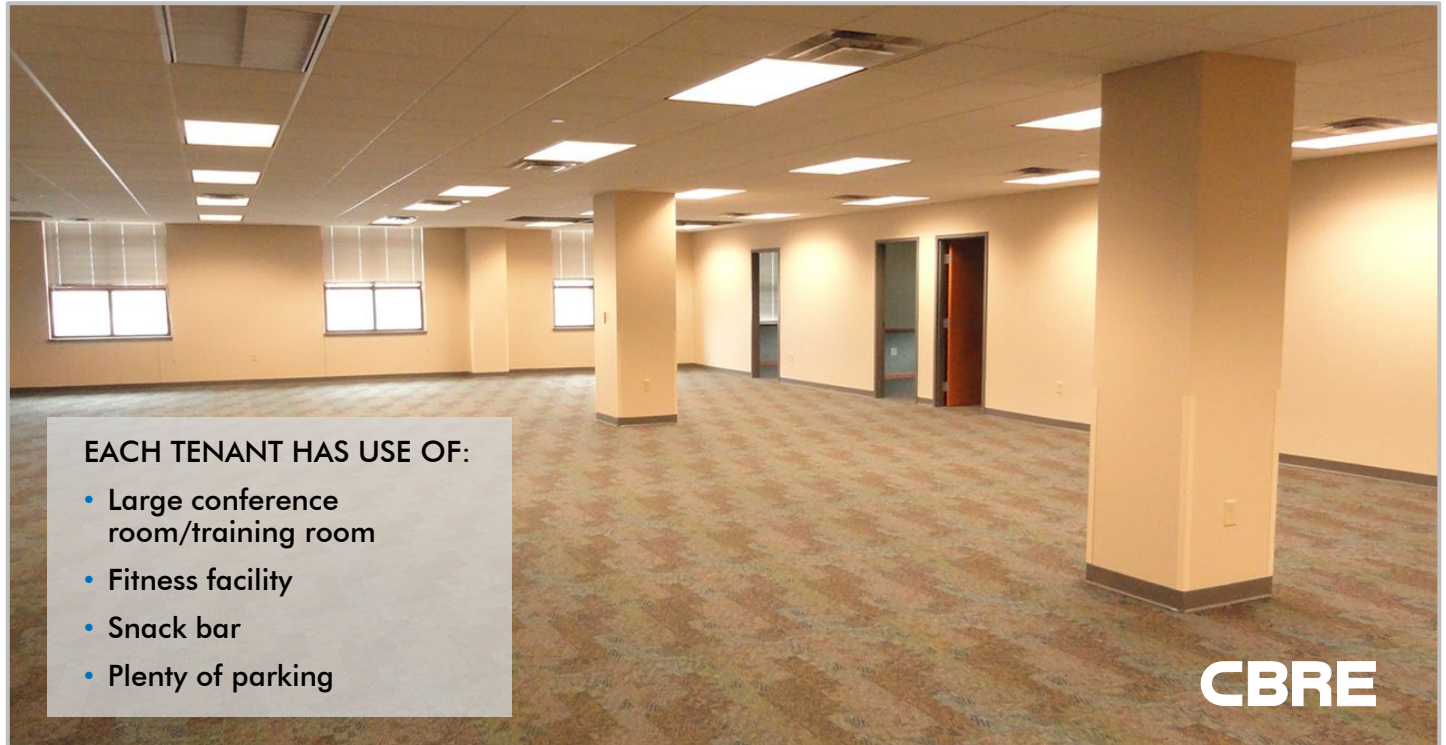
MATT CLACKSON

Senior Vice President
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CBRE

BUILDING SPECIFICS

- 4,800 to 23,150 SF Available
- 4-Story Office Building
- Situated on 3.43 Acres±
- Built in 2005



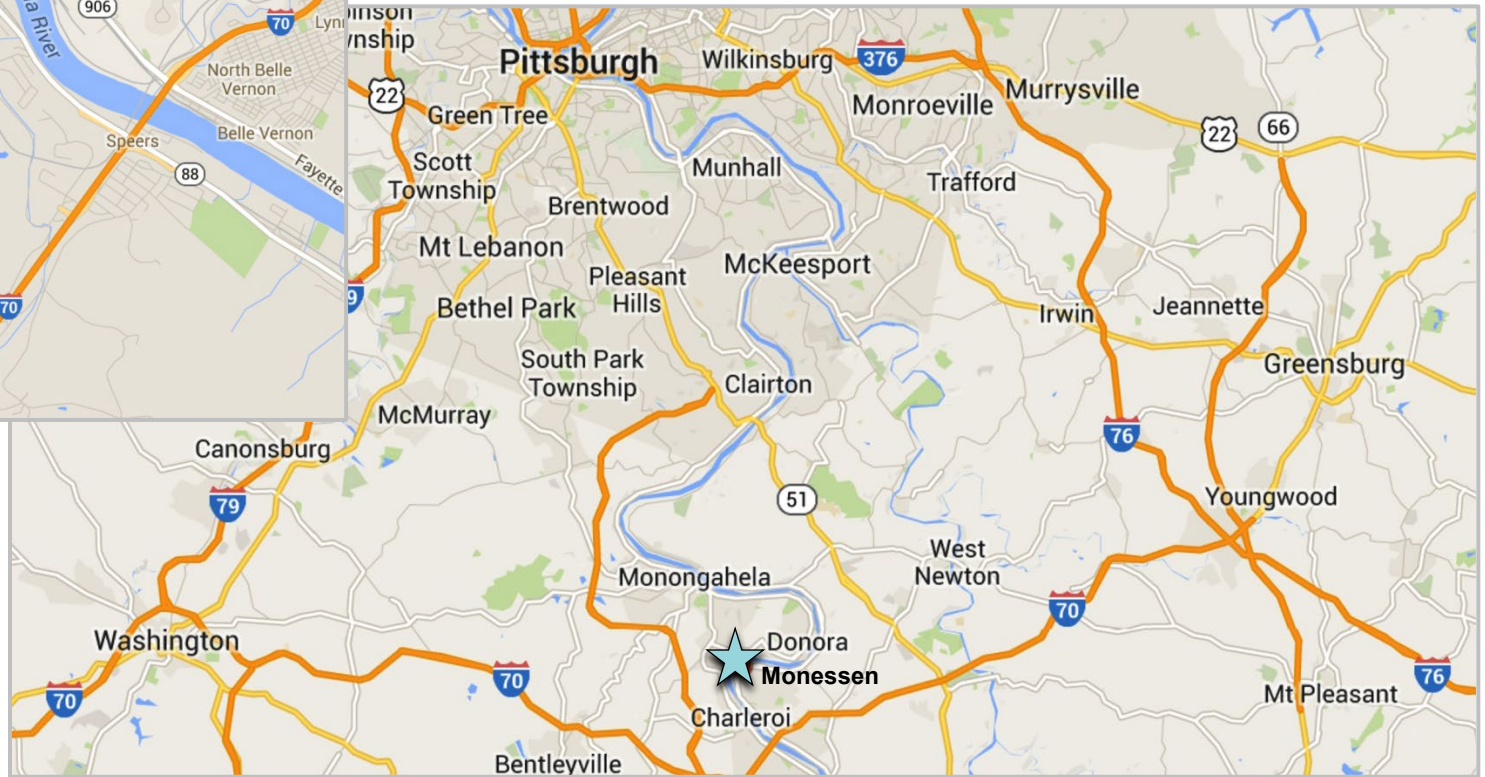
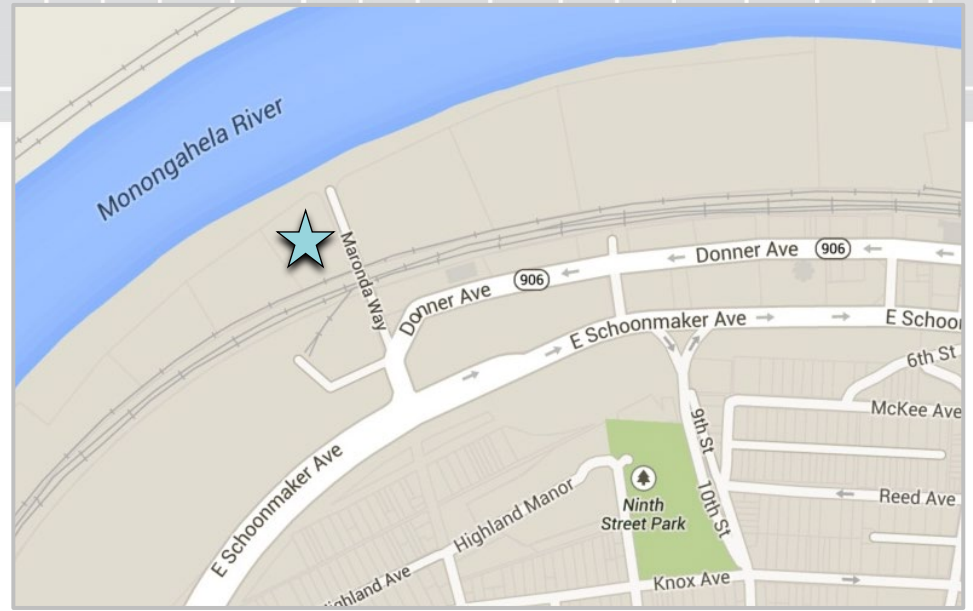
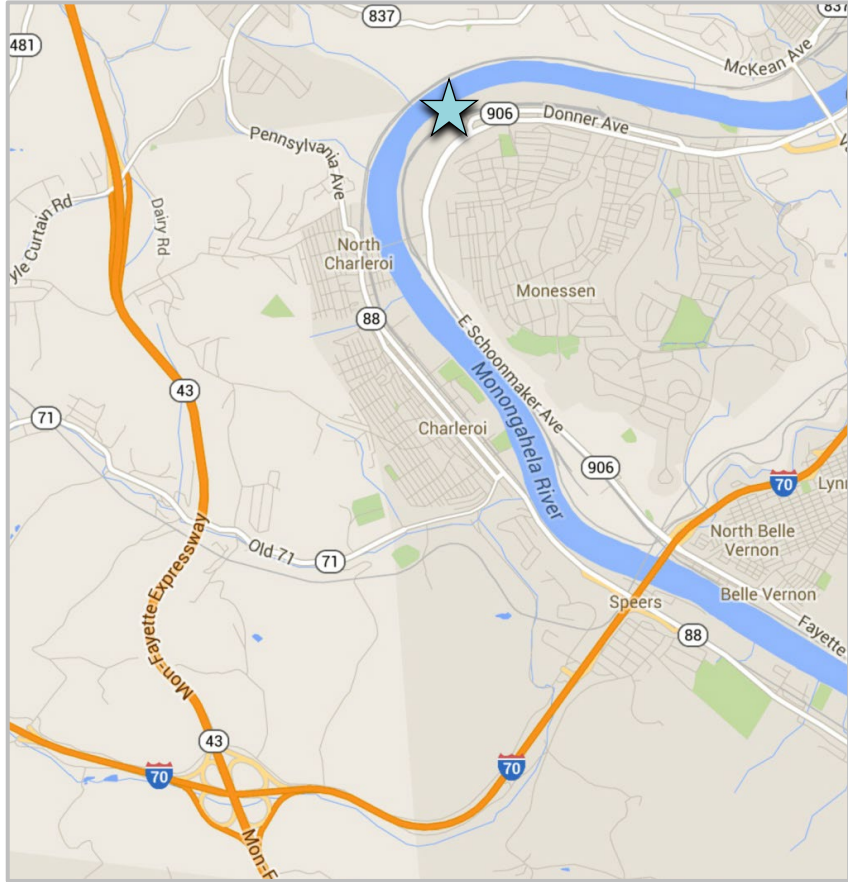
EACH TENANT HAS USE OF:

- Large conference room/training room
- Fitness facility
- Snack bar
- Plenty of parking

1200 MARONDA WAY – RIVERSIDE VIEW



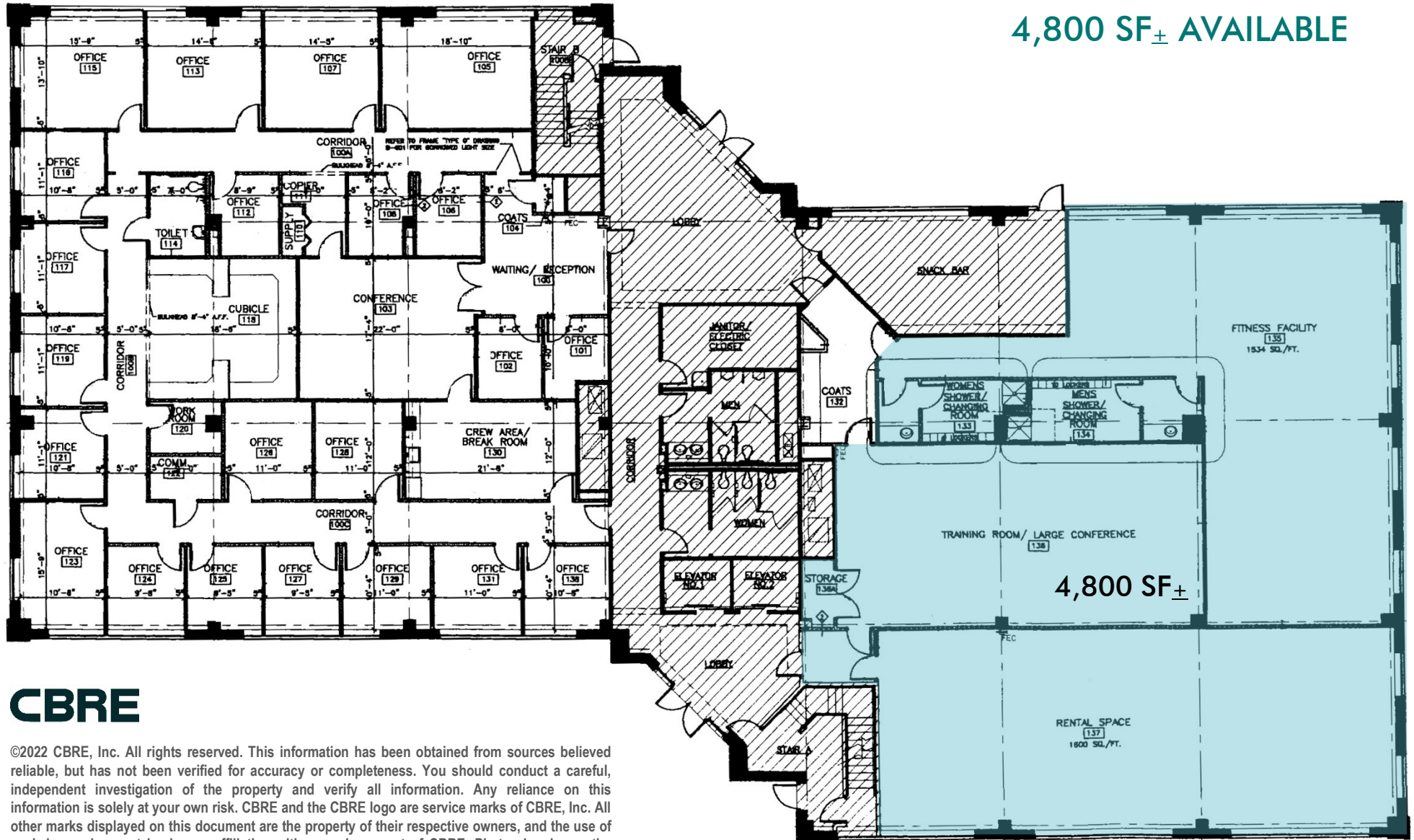
LOCATION



HIGHWAY ACCESS:

- Rt. 43 – 7.5 miles
- Rt. 51 – 7 miles
- Interstate 70 – 3.8 miles (Exit 42A)
- Approx. 50 minutes / 30 miles to Pittsburgh

4,800 SF± AVAILABLE

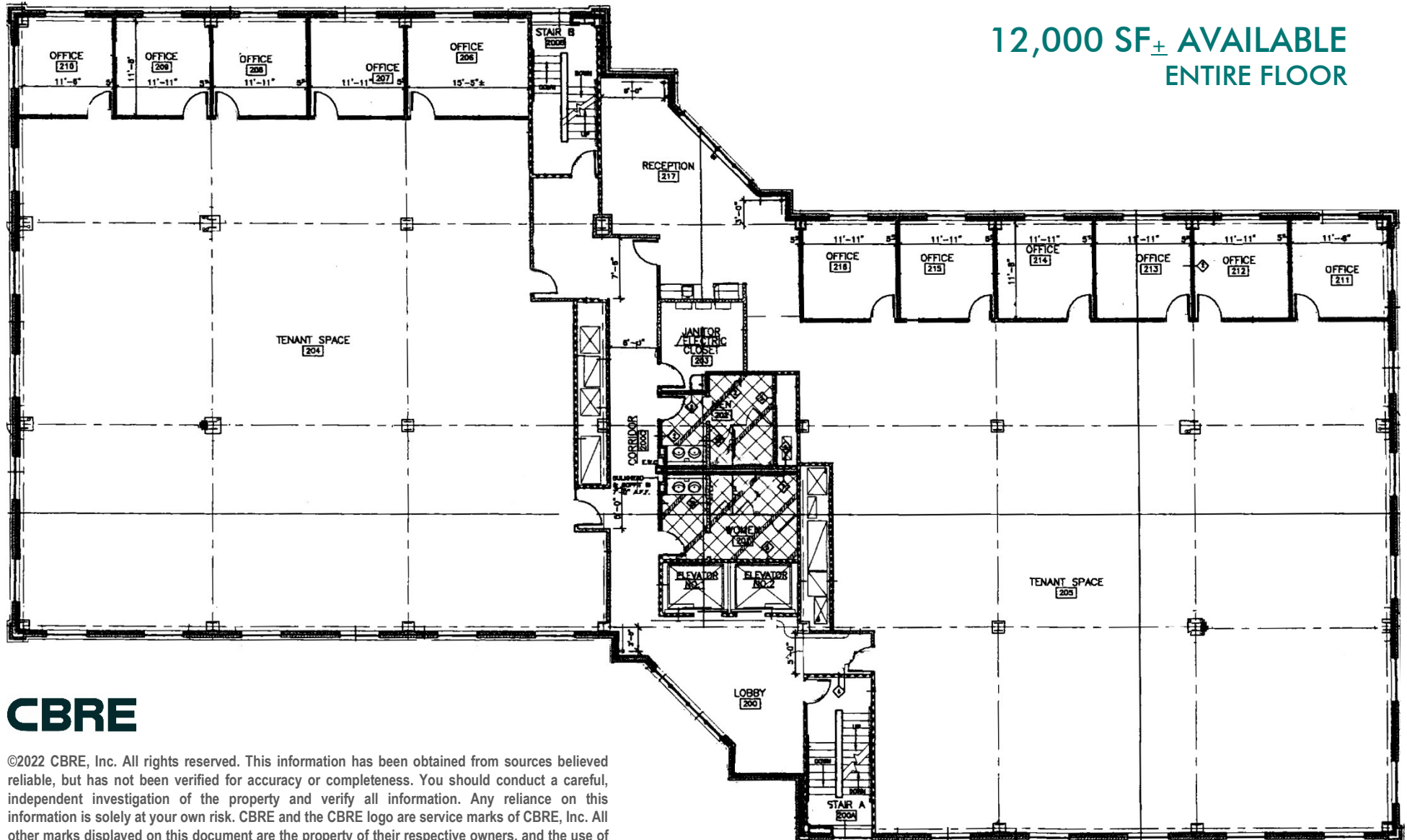


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1200 MARONDA WAY

SECOND FLOOR

12,000 SF± AVAILABLE
ENTIRE FLOOR



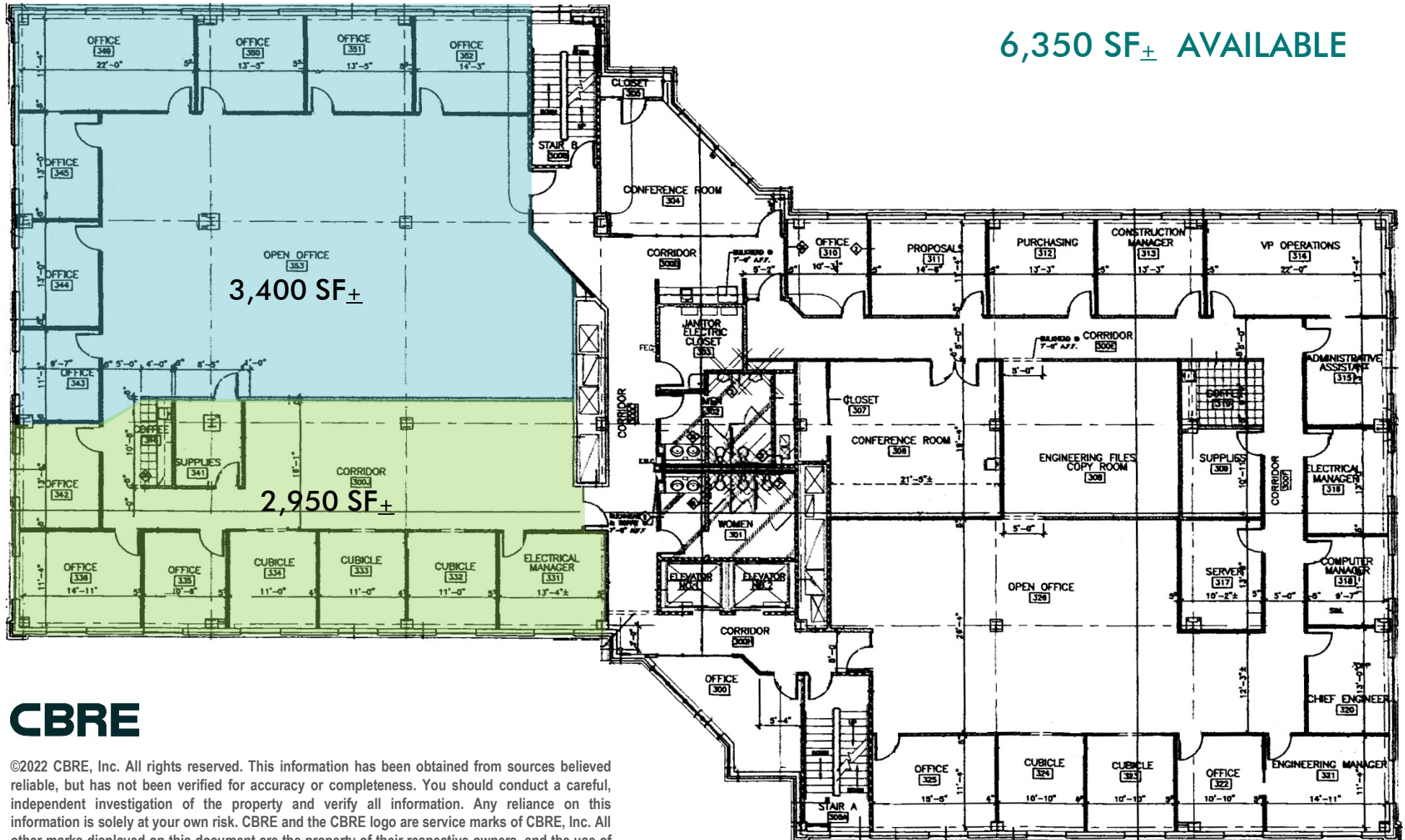
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1200 MARONDA WAY

THIRD FLOOR

6,350 SF± AVAILABLE



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